

AMENDMENT X

Warrant Article X: Definitions

Ballot Language:

Are you in favor of adoption of Amendment X as proposed by the Planning Board for the town's Zoning Ordinance as follows:

Adopt a new definition and methodology for measuring building height. This zoning amendment includes two additional related definitions.

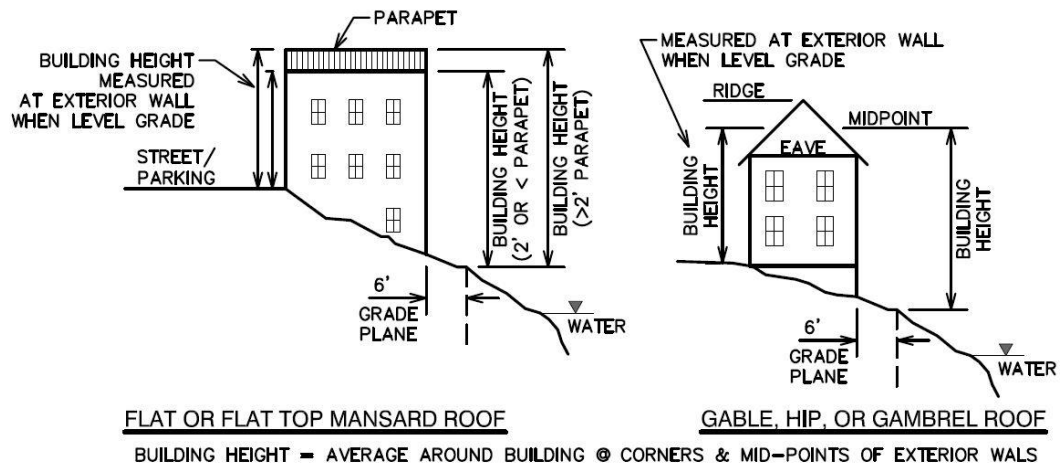
Proposed Amendment:

ARTICLE VI Definitions

BUILDING HEIGHT: The greatest vertical measurement between two reference points defined as follows:

- a) The lower reference point shall be the **grade plane** as defined herein.
- b) The upper reference point shall be any of the following:
 - 1) For a flat or mansard roof, the highest point of the roof surface;
 - 2) For a pitched, hip, or gambrel roof, the elevation midway between the level of the eaves and highest point of the roof. For this purpose, the "level of the eaves" shall mean the highest level where the plane of the roof intersects the plane of the outside wall on a side containing the eaves, but at no time shall this level be lower than the floor level of the uppermost story or attic.
- c) A **parapet wall**, fence, railing or similar structure that extends more than two feet above the roof surface shall be included in the determination of building height, but shall not be included if it does not extend more than two feet above the roof surface.
- d) To determine building height, measurements shall be taken at every corner and mid-point of an outdoor building wall. An average is calculated from these figures and that figure shall be the building's height for purposes of this Ordinance.

**BUILDING HEIGHT OF STRUCTURES
WITH VARIOUS ROOF TYPES
AND GRADE ELEVATIONS
(DRAWING NOT TO SCALE)**



GRADE PLANE: A reference plane representing the average of finished ground levels adjoining the building at all exterior walls. When the finished ground level slopes away from exterior walls, the reference plane shall be established by the lowest points between the building and a point 6-feet from the building. (See also building height.)

PARAPET WALL: That part of an exterior wall extending entirely above the roof surface.